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IN THE UNITED STATES BANKRUPTCY COURT FOR THE EASTERN DISTRICT OF PENNSYLVANIA

IN RE:	RAYMOND T. BLUE	:	CHAPTER 13
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: No. 19-13412mdc

ORDER APPROVING STIPULATION RESOLVING DEBTOR'S OBJECTION TO PROOF OF CLAIM #16

AND NOW, this day of	, 2020, upon consideration of the
Stipulation (the "Stipulation") filed by C	Great Oak Capital, LP and Raymond T. Blue resolving
Debtor's Objection to Proof of Claim #1	6, it is hereby ORDERED that the Stipulation is
APPROVED.	
	BY THE COURT:
	U.S.B.J

IN THE UNITED STATES BANKRUPTCY COURT FOR THE EASTERN DISTRICT OF PENNSYLVANIA

IN RE: RAYMOND T. BLUE : CHAPTER 13

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Debtor, : No. 19-13412-mdc

:

STIPULATION RESOLVING DEBTOR'S OBJECTION TO PROOF OF CLAIM NO. 16

Raymond Blue ("Debtor"), by and through his attorney, Michelle Lee and Great Oak
Capital, LP ("Great Oak"), by and through its attorney, David Banks (collectively Debtor and
Great Oak shall be referred to as the "Parties"), hereby stipulate and agree as follows:

RECITALS

WHEREAS, on or about May 28, 2019, Debtor filed a voluntary petition under Chapter 13 of Title 11 of the United States Code; and

WHEREAS, Great Oak holds a first mortgage (the "Mortgage") against Debtor's property located at 5822 N. Broad Street, Philadelphia, Pa; and

WHEREAS, the Mortgage is collateral for a loan from Great Oak to Debtor and his wife in the amount of \$68,425.32 made on or about January 28, 2015; and

WHEREAS, on or about January 29, 2020, Great Oak filed a Proof of Claim (Claim #16) ("Great Oak's Claim") in the amount of \$45,399.92; and

WHEREAS, on or about March 4, 2020, Debtor filed an Objection (the "Objection") to Great Oak's Claim; and

WHEREAS, on or about March 16, 2020, Great Oak filed an Amended Proof of Claim ("Great Oak's Amended Claim") to include exhibits that were not attached to Great Oak's Claim; and

WHEREAS, on or about July 22, 2020, Great Oak filed a Second Amended Proof of Claim ("Great Oak's Second Amended Claim") in the amount of \$23,955.69; and

WHEREAS, after discussions between counsel for Debtor and counsel for Great Oak, the Parties have reached an agreement resolving the Objection; and

WHEREAS, the Parties, intending to be legally bound, hereby stipulate and agree as follows:

AGREEMENT

- 1. Great Oak's shall file a Third Amended Proof of Claim ("Third Amended Proof of Claim") for a principal balance of \$20,923.54.
- 2. Debtor shall file an amended plan for \$20,923.54 payable at 5% interest. Debtor shall be responsible for his own taxes and insurance.
- 3. Great Oak shall file a satisfaction of mortgage upon receipt of the amount listed in the plan.
- 4. This Stipulation may be executed in counterparts and may be delivered by e-mail. Any copy so executed and delivered (including delivery by e-mail), when taken with another executed copy, shall be considered and deemed an original hereof.

AGREED '	TO THIS	DAY OF	SEPTE	MRER	2020.

/s/ Michelle Lee	/s/ David Banks
Michelle Lee,	David Banks
Attorney for Debtor	Attorney for Great Oak Capital, LP

No Objection – Without Prejudice To Any Trustee Rights or Remedies

/s/ LeeAne O. Huggins 9/15/2020 William C. Miller, Esquire Chapter 13 Standing Trustee